



**Planning Board  
Town of Hanover  
550 Hanover Street  
Hanover, MA 02339**

**Meeting Minutes of Monday November 4, 2013**

**Planning Board Attendees:**

Present: Richard Deluca, Lou Paradis, Ken Blanchard, Bernie Campbell, Jeffrey Puleo, Anthony Losordo & Meagan Neville Dunne

Others: Administrative Assistant, Peter Matchak

Richard Deluca, Planning Board Chairman, called the meeting to order at 6:45 p.m. in the second floor hearing room at Town Hall, Hanover, Massachusetts.

**Review of October 21, 2013 Planning Board Meeting Minutes:**

The Board reviewed the Planning Board meeting minutes from October 21, 2013. Bernie Campbell made a motion to accept the Planning Board meeting minutes from October 21, 2013 with corrections. Jeff Puleo seconded the motion. All others voted in favor.

**ANR: 143 Center Street (TPL-13-21):**

The Board reviewed an ANR Site Plan titled Plan of Land #143 Center Street in Hanover Massachusetts (Assessor's Map: 54 Lot: 52) Developed by Grady Consulting L.L.C., 71 Evergreen Street, Kingston, MA 02364. Scale: 1" = 40'. Tony Losordo made a motion to endorse the ANR site plan TPL-13-21. Ken Blanchard seconded the motion. All others voted in favor.

**Subdivision Minor Modification: 555 Whiting Street (PB11-19C):**

The Board was presented a subdivision minor modification request from the applicant David Horton. The applicant is requesting a change in trees from Oak and Sugar Maple to Norway Spruce trees at the request of abutting neighbor. Jeff Puleo made a motion to approve the requested subdivision minor modification. Ken Blanchard seconded the motion. All other voted in favor. In addition the Board requested that the abutter John Maslow be informed of the Boards decision.

**Site Plan Minor Modification: 637 Washington Street (TPL-13-22):**

Kevin Reilly, Chris Horn and Sean Malloy represented the applicant Star Land Holding L.L.C. The Board was presented an email from Bruce Nordstrom, Hanover Design Review Committee, and a letter from Kevin Reilly of the University Sports Complex at Star Land. Sean Malloy

presented the Board with site plan minor modification to develop a steel, free standing structure to hang a nylon screen material to curtain the twenty components on the roof of the building. Mr. Malloy explained to the Board that the material is a durable nylon mesh fabric that will be able to stand up to the tough New England climate. The screen will be 4,950 sq. ft. with the lettering "University Sports Complex". The Board had concerns about the durability of the nylon fabric, and the spacing between the building and steel structure with water and snow dripping onto customers of the complex. The Board asked the applicant to define sizing of the nylon material and lettering, coloring and lighting. The Board requested input from the Hanover Fire Department concerning the proposed site plan modification. Lou Paradis made a motion to continue the public hearing until the Planning Boards next scheduled meeting on November 18<sup>th</sup> at 7:00 p.m. Ken Blanchard second the motion. All others voted in favor.

**Public Hearing: 899 Washington Street (TPL-13-18):**

The Planning Board opened the public hearing for 899 Washington Street to review the application of Bay State Sheds L.L.C. & D.B.A. Bay State Structures. Tony Losordo read the public hearing notice, an email from James Gallagher HFD, and Anthony Marino, Director of Community Services into the public record. The applicant is requesting an Outdoor Storage special permit to allow the display of "goods for sale". Marcus Wenger representing Bay State Structures presented to the Board a site plan showing the proposed 10 display areas and five parking spaces. Mr. Wenger explained to the Board they will grade the display areas and cover them with crushed rock to absorb the display structure which will include shed and gazebos. Bernie Campbell brought forth a concern of over stocking creating clutter on site. Richard Deluca spoke to the concern of the two front display areas and the size of structure acceptable on each. The Board asked the applicant to revise the display areas. Tony Losordo made a motion to continue the public hearing until the Planning Boards next scheduled meeting on November 18<sup>th</sup> at 7:10 pm.

Jeff Puleo made a motion to adjourn the Planning Board meeting at 8:45 p.m. Ken Blanchard seconded the motion. All others voted in favor.

Respectfully submitted by Peter Matchak, Administrative Assistant